

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 105/1177 Glen Huntly Road, Glen Huntly 3163

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

range between \$300,000 & \$330,000

Median sale price

Median price \$715,000 Property type Apartment Suburb Glen Huntly

Period - From 01/07/2022 to 30/09/2022 Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
303/103 Grange Road Glen Huntly 3163	\$378,000	03/12/2022
714/2 Caulfield Boulevard Caulfield North 3161	\$377,000	09/12/2022
107/6 Morton Avenue Carnegie 3163	\$375,000	12/12/2022

This Statement of Information was prepared on: 23/02/2023